



CITY OF FREMONT NEBRASKA

COMMUNITY DEVELOPMENT AGENCY MEETING MINUTES

August 13, 2019, 7:00 P.M.

City Council Chambers 400 East Military, Fremont NE

1. Meeting called to order. Chairman Getzschman called the meeting of the Community Development Agency to order and stated that a copy of the open meeting law is posted continually for public inspection located near the entrance door by the agendas.
2. Roll call. Roll call showed Members Ellis, Bechtel, Kuhns, Yerger, Jensen, Jacobus, McClain and Legband present. 8 Members present.
3. Public Hearing and Resolution 2019-006 approving the Redevelopment agreement and associated subdivision agreement for the Fountain Springs 55+ Apartment Redevelopment Project and authorizing the issuance of tax increment financing indebtedness. Member Jensen moved, seconded by Member Legband to receive into the record a PowerPoint presentation and letters. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. Chairman Getzschman opened the public hearing. Chairman Getzschman closed the public hearing after receiving comments from the public. Member Jensen moved, seconded by Member Bechtel to approve Resolution 2019-006. Ayes: McClain, Kuhns, Bechtel, Jensen, Jacobus, Legband. Nays: Yerger, Ellis. Motion carried.
4. Adjournment. Moved by Member McClain seconded by Member Jacobus to adjourn the meeting. Ayes: McClain, Ellis, Yerger, Jensen, Jacobus, Kuhns, Legband, Bechtel. Motion carried. Meeting adjourned at 8:34 p.m.

CITY COUNCIL MEETING MINUTES

August 13, 2019

City Council Chambers 400 East Military, Fremont NE

REGULAR MEETING – 7:00 P.M.

AGENDA

REGULAR MEETING:

1. Meeting called to order. After the Pledge of Allegiance, the Mayor called the meeting of the City Council to order and stated that a copy of the open meeting law is posted continually for public inspection located near the entrance door by the agendas.
2. Roll call. Roll call showed Council Members McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus and Legband present. 8 Councilmembers present.
3. Mayor comments

(There will be no discussion from the Council or the public regarding comments made by the Mayor. Should anyone have questions regarding the comments, please contact the Mayor after the meeting)

PUBLIC HEARINGS:

4. Resolution 2019-117 for amendment to the 23rd and Bell redevelopment plan for Fountain Springs Apartment Properties generally located at the northwest corner of 29th Street and Yerger, and south of 32nd Street. Mayor Getzschman opened the public hearing. Mayor Getzschman closed the public hearing after receiving comments from the public. Council Member Legband moved, seconded by Council Member Kuhns to approve Resolution 2019-117. Ayes: McClain, Kuhns, Bechtel, Jensen, Jacobus, Legband, Nays: Ellis, Yerger. Motion carried.
5. Resolution 2019-119 approving the Redevelopment agreement and associated subdivision agreement for the Fountain Springs 55+ Apartment Redevelopment Project and authorizing the issuance of tax increment financing indebtedness. Mayor Getzschman opened the public hearing. Mayor Getzschman closed the public hearing after receiving comments from the public. Council Member Legband moved, seconded by Council Member Kuhns to approve Resolution 2019-119. Ayes: McClain, Kuhns, Bechtel, Jensen, Jacobus, Legband, Nays: Ellis, Yerger. Motion carried.

CONSENT AGENDA:

Moved by Council Member Jacobus seconded by Council Member McClain to approve items 6 to 8 and 11 to 13 of the consent agenda. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.

6. Motion to approve July 31, 2019 through August 13, 2019 claims and authorize checks to be drawn on the proper accounts.
7. Receive Report of the Treasury.
8. Dispense with and approve July 30, 2019 City Council and Meeting Minutes and August 6, 2019 Study Session Minutes
11. Motion to approve the recommendation of the Mayor to appoint Tom Adamson to a term on Library Board ending August 2022, to replace Lori Dahl.
12. Motion to approve excavation/asphalt/concrete license application for Mike Grefe Excavating.
13. Consideration of Firefighter Muscular Dystrophy Association donation collection request.

ITEMS REMOVED FROM THE CONSENT AGENDA FOR SEPARATE DISCUSSION:

9. Motion to promote Zachary Klein and Brian Monaghan to Fire Lieutenant per recommendation of the Mayor. Council Member Jacobus moved, seconded by Council Member Jensen to approve promotion of Zachary Klein and Brian Monaghan to Fire Lieutenant per recommendation of the Mayor. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
10. Motion to appoint James Bazer and Zachary Toole as Firefighter/EMTs per recommendation of the Mayor. Council Member Bechtel moved, seconded by Council Member Jacobus to appoint James Bazer and Zachary Toole as Firefighter/EMTs per recommendation of the Mayor. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.

UNFINISHED BUSINESS: requires individual associated action

14. Ordinance 5496 approving request by Anew Development, LLC. for Voluntary Annexation of Lot 2, Fountain Springs 4th Subdivision located at the northwest corner of 29th Street and Yager – Fountain Spring Adult Apartment Properties (final reading). Council Member Yerger moved, seconded by Council Member Kuhns to approve final reading of the Ordinance. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. City Clerk provided final reading. Mayor Getzschman called for a final vote on the Ordinance. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus,

Legband. Ordinance 5496 passed.

15. Resolution 2019-095 approving regarding a request by Stephen Dodd for a Conditional Use Permit to expand a nonstandard use to allow two houses on a single nonstandard lot to be split into two nonstandard lots located at 315 E. Linden Ave., and 1250 N. D Street. Council Member Jensen moved, seconded by Council Member McClain to receive into the record a map and lot comparison sheet. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. Council Member Legband moved, seconded by Council Member McClain to receive into the record copy of page 52, Fremont Public Works field book #70. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. Council Member Jacobus moved, seconded by Council Member Yerger to table Resolution 2019-095 indefinitely and forward a request to the Planning Commission to consider an ordinance change for the UDC to address single family detached. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
16. Ordinance 5497 amending Ordinance 5270 correcting the legal description of the approve planned unit development on property generally located at 1615 E. Military Ave. (second reading). Council Member Kuhns moved, seconded by Council Member Jacobus to hold second reading of the Ordinance. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. City Clerk provided second reading.
17. Ordinance 5498 to amend Section 5-902, Storage of Dismantled, Wrecked, Junked and Inoperable Motor Vehicle (second reading). Council Member Jacobus moved, seconded by Council Member Yerger to hold second reading of the Ordinance. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. City Clerk provided second reading.

NEW BUSINESS: requires individual associated action

18. Resolution 2019-158 of the City Council of the City of Fremont, Nebraska approving execution of the Short Term Disability Advice To Pay Agreement with Lincoln Financial. Council Member Legband moved, seconded by Council Member Kuhns to approve Resolution 2019-158. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
19. Resolution 2019-159 to renew and extend a two-year insurance coverage commitment with the League Association of Risk Management. Council Member Kuhns moved, seconded by Council Member Jensen to amend Resolution 2019-159 to reflect a one-year agreement. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. Council Member Jacobus moved, seconded by Council Member McClain to approve Resolution 2019-159 as amended. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
20. Resolution 2019-160 granting the Mayor authorization to execute a five year lease agreement with Pitney Bowes, the library mail system. Council Member Bechtel moved, seconded by Council Member Jensen to approve Resolution 2019-160. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
21. Resolution 2019-161 of the City Council of the City of Fremont, Nebraska authorizing Staff to execute a contract with Burns McDonnell for the Horizontal Well – Phase II Study. Council Member Yerger moved, seconded by Council Member Jensen to approve Resolution 2019-161. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
22. Resolution 2019-162 to authorize approval of Change Order #1 with Utility Safety & Design, Inc. for gas extension inspections at Gallery 23 East. Council Member Kuhns moved, seconded by Council Member Jacobus to approve Resolution 2019-162. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
23. Resolution 2019-163 of the City Council of the City of Fremont, Nebraska to authorize reimbursement for the pavement in Diers 6th Addition. Council Member Yerger moved, seconded by

Council Member Jacobus to approve Resolution 2019-163. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.

24. Resolution 2019-164 to affirm the emergency declaration for the replacement of the storm sewer main under Bell Street in the general location of 20th Street and authorize staff to issue purchase orders and sign required documents for the expenditures. Council Member Jacobus moved, seconded by Council Member Legband to approve Resolution 2019-164. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
25. Council Member Yerger Item – Ordinance 5499 to amend Fremont Municipal Code Section 2-106 Agenda for Meetings. Council Member Jensen moved, seconded by Council Member Yerger to continue to item to the next City Council Meeting. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried.
26. Adjournment. Moved by Council Member Jacobus seconded by Council Member Legband to adjourn the meeting. Ayes: McClain, Ellis, Kuhns, Bechtel, Yerger, Jensen, Jacobus, Legband. Motion carried. Meeting adjourned at 11:41 p.m.

I, Tyler Ficken, the undersigned City Clerk, hereby certify that the foregoing is a true and correct copy of the proceedings had and done by the Mayor and Council; that all of the subjects included in the foregoing proceedings were contained in the agenda for the meeting, kept continually current and available for public inspection at the office of the Clerk; that such agenda items were sufficiently descriptive to give the public reasonable notice of the matters to be considered at the meeting; that such subjects were contained in said agenda at least twenty-four hours prior to said meeting; that at least one copy of all reproducible material discussed at the meeting was available at the meeting for examination and copying by the members of the public; that the said minutes were in written form and available for public inspection within ten working days and prior to the next convened meeting of said body; that this meeting was preceded by publicized notice in the Fremont Tribune and the agenda, including notice of study session, were displayed in the Municipal Building and distributed to the Mayor and Council on August 9, 2019 and is open to the public; that all news media requesting notification concerning meeting and the subjects to be discussed at said meeting and that a current copy of the Nebraska Open Meetings Act was available and accessible to members of the public, posted during such meeting in the room in which such meeting was held.

APPROVED AND ACCEPTED THIS 27TH DAY OF AUGUST AS THE OFFICIAL COPY OF THE FREMONT, NEBRASKA CITY COUNCIL MINUTES FOR AUGUST 13, 2019.



Tyler Ficken, City Clerk



Scott Getzschman, Mayor